

MSHDA MOD 2022 PERMANENT PROGRAM

Q & A

1. Are tribal governments classified as local units of government and eligible to apply for the MSHDA MOD and the MSHDA Neighborhood Enhancement Program?

Yes, tribal governments classified as a public body - local units of government are eligible to apply for MSHDA MOD and MSHDA Neighborhood Enhancement Programs.

2. I have a question on how the determination would be made to qualify for the MSHDA Mod program based on the regional income statistics. Our city is in dire need of housing; however, we do not meet the 51% or more requirement for low-moderate income. I would like to inquire if we may meet the income requirements based on our region.

MSHDA does not allow regional income statistics for MSHDA MOD. It must be community based. MSHDA's Statute Section 24(3) of P.A. 346 of 1966, as amended, provides that the Authority may use monies from the Housing Development Fund to make grants to local communities (as defined by the Authority's General Rules), or to private nonprofit organizations formed to provide assistance to persons and families of low and moderate income. The Rules further require that prior to the authorization of any Housing Development Fund grant, each proposal be reviewed and analyzed to determine that the application meets the requirements of the Act and Rules and is consistent with the Authority's evaluation factors.

3. The "community/neighborhood" eligibility requirement for this grant is "at least 51% of the households living in the surrounding or adjacent community or neighborhood must qualify as low, moderate or middle income." As an entire community the percentage of low mod in our area is 48.57%. We have neighborhoods that are much lower. We have identified sites where the MSHDA MOD program would work well that are in that lower income neighborhood. In fact, should the first one be successful we have 4 adjacent parcels on which we could repeat this model for 4 new affordable housing opportunities. Will you allow other local data and/or survey documentation for this grant like what you are allowing for the NEP Round 7 grant?

Due to the eligibility parameters of MSHDA MOD being different than NEP, a community must qualify based on the HUD chart. The community eligibility statistics are listed on www.michigan.gov/mshdamod under HUD 51% Low/Mod Community Chart (Statewide).